

WARRANTY DEED

For good, legal and valuable consideration, receipt of all of which is hereby acknowledged, and for such specific consideration as is set forth below, GRANTORS hereby grant and convey to GRANTEES all right, title and interest in the real property hereinafter described.

GRANTORS hereby covenant with, and warrant to, GRANTEES that they have fee title to the property listed herein, that they have the right to sell and convey said property, that the property is unencumbered except as listed below, and that the title and quiet possession will forever be defended against the lawful claims of all persons.

GRANTEES, their heirs, successors and assigns, are to have and hold the property listed herein together with all appurtenances and hereditaments of GRANTORS, in fee simple forever.

GRANTORS: Woody Woods and Kip Gant d/b/a Southern Developers

GRANTEES: Charles B. Carson, unmarried, and Kimberly D. Whitson, unmarried, as joint tenants with full right of survivorship and not as tenants in common

SPECIFIC CONSIDERATION:

The sum of Ten Dollars (\$10.00).

LEGAL DESCRIPTION:

State: Mississippi

County: DeSoto

Lot 100, Section "A", Eastover Subdivision, in Section 29, Township 1 South, Range 6 West, DeSoto County, Mississippi, as shown by plat thereof recorded in Plat Book 12, Pages 32-35, in the office of the Chancery Clerk of DeSoto County, Mississippi.

Street Address:

7374 Heatherwood Cove, Olive Branch, Mississippi 38654

EXISTING ENCUMBRANCES:

Grantees take title subject to the following encumbrances: all those of record

POSSESSION: Grantees are entitled to possession of the property as follows: Possession is to be given with delivery of the deed.

DATE OF EXECUTION: 23rd day of January, 1996.

STATE MS. - DESOTO CO.
FILED

JAN 25 3 03 PM '96

BK 295 PG 348
W.E. DAVIS CH. CLK.

WOODY WOODS

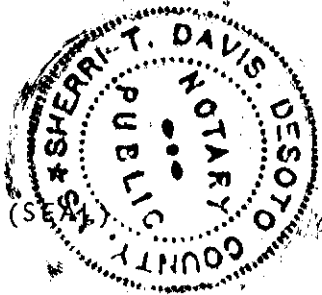
KIP GANT

Initial: KA

STATE OF MISSISSIPPI
COUNTY OF DESOTO

PERSONALLY appeared before me, the undersigned authority of law in and for this jurisdiction, the within named WOODY WOODS and KIP GANT, who acknowledged signature and delivery of the above and foregoing instrument on the day and year therein mentioned.

Given under my hand and official seal of office this the 23rd day of January, 1996.



Sherri T. Davis
SHERRI T. DAVIS, Notary Public

My Commission Expires: March 18, 1996

Grantors' Address:
7975 College Road
Olive Branch, MS 38654
Home: none
Work: (601) 895-2064

Grantees' Address:
7374 Heatherwood Cove
Olive Branch, MS 38654
Home: (901) 387-0432
Work: (601) 895-5350

PREPARED BY AND, AFTER RECORDING, RETURN TO THE OFFICE OF:
CHRISTIAN GOELDNER
ATTORNEY AT LAW
PROFESSIONAL ASSOCIATION
P. O. BOX 1468
SOUTHAVEN, MISSISSIPPI 38671-1468
(601) 342-7700

Initial: [Signature]